

Fill in this information to identify the case:

Debtor name **Amma421, LLC**
United States Bankruptcy Court for the: SOUTHERN DISTRICT OF NEW YORK
Case number (if known) **21-11333 (DSJ)**

☐ Check if this is an amended filing

Official Form 206A/B Schedule A/B: Assets - Real and Personal Property

12/15

Disclose all property, real and personal, which the debtor owns or in which the debtor has any other legal, equitable, or future interest. Include all property in which the debtor holds rights and powers exercisable for the debtor's own benefit. Also include assets and properties which have no book value, such as fully depreciated assets or assets that were not capitalized. In Schedule A/B, list any executory contracts or unexpired leases. Also list them on *Schedule G: Executory Contracts and Unexpired Leases* (Official Form 206G).

Be as complete and accurate as possible. If more space is needed, attach a separate sheet to this form. At the top of any pages added, write the debtor's name and case number (if known). Also identify the form and line number to which the additional information applies. If an additional sheet is attached, include the amounts from the attachment in the total for the pertinent part.

For Part 1 through Part 11, list each asset under the appropriate category or attach separate supporting schedules, such as a fixed asset schedule or depreciation schedule, that gives the details for each asset in a particular category. List each asset only once. In valuing the debtor's interest, do not deduct the value of secured claims. See the instructions to understand the terms used in this form.

Part 1: Cash and cash equivalents

1. Does the debtor have any cash or cash equivalents?

- ☐ No. Go to Part 2.
☒ Yes Fill in the information below.

All cash or cash equivalents owned or controlled by the debtor

Current value of debtor's interest

2. **Cash on hand** **\$0.00**

3. **Checking, savings, money market, or financial brokerage accounts** (*Identify all*)
Name of institution (bank or brokerage firm) Type of account Last 4 digits of account number

4. **Other cash equivalents** (*Identify all*)

5. **Total of Part 1.** **\$0.00**

Add lines 2 through 4 (including amounts on any additional sheets). Copy the total to line 80.

Part 2: Deposits and Prepayments

6. Does the debtor have any deposits or prepayments?

- ☒ No. Go to Part 3.
☐ Yes Fill in the information below.

Part 3: Accounts receivable

10. Does the debtor have any accounts receivable?

- ☐ No. Go to Part 4.
☒ Yes Fill in the information below.

11. **Accounts receivable**

11a. 90 days old or less: **1,499,278.00** - **0.00** = **\$1,499,278.00**
face amount doubtful or uncollectible accounts

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11a. 90 days old or less: **1,359,303.12** - **0.00** = **\$1,359,303.12**
face amount doubtful or uncollectible accounts

11a. 90 days old or less: **957,270.16** - **0.00** = **\$957,270.16**
face amount doubtful or uncollectible accounts

12. **Total of Part 3.**

Current value on lines 11a + 11b = line 12. Copy the total to line 82.

\$3,815,851.28

Part 4: Investments

13. Does the debtor own any investments?

- ☒ No. Go to Part 5.
☐ Yes Fill in the information below.

Part 5: Inventory, excluding agriculture assets

18. Does the debtor own any inventory (excluding agriculture assets)?

- ☒ No. Go to Part 6.
☐ Yes Fill in the information below.

Part 6: Farming and fishing-related assets (other than titled motor vehicles and land)

27. Does the debtor own or lease any farming and fishing-related assets (other than titled motor vehicles and land)?

- ☒ No. Go to Part 7.
☐ Yes Fill in the information below.

Part 7: Office furniture, fixtures, and equipment; and collectibles

38. Does the debtor own or lease any office furniture, fixtures, equipment, or collectibles?

- ☒ No. Go to Part 8.
☐ Yes Fill in the information below.

Part 8: Machinery, equipment, and vehicles

46. Does the debtor own or lease any machinery, equipment, or vehicles?

- ☒ No. Go to Part 9.
☐ Yes Fill in the information below.

Part 9: Real property

54. Does the debtor own or lease any real property?

- ☐ No. Go to Part 10.
☒ Yes Fill in the information below.

55. **Any building, other improved real estate, or land which the debtor owns or in which the debtor has an interest**

Description and location of property Include street address or other description such as Assessor Parcel Number (APN), and type of property (for example,	Nature and extent of debtor's interest in property	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest

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acreage, factory, warehouse,
apartment or office building, if
available.

55.1. **Debtor as Lessee for
Unit Com B (the
entire second floor)
in The 880 Broadway
Condominium
located at
880,882,884, and 888
Broadway New York,
New York.**

Leaseholder

Unknown

N/A

Unknown

55.2. **Debtor, as Subtenant,
entered into
Sublease for the
portion of the
sub-basement and
entire lower level,
ground floor,
mezzanine and third,
eight, ninth and tenth
floors of 33-35 East
18th Street, New
York, New York a/k/a
32-38 East 19th
Street.**

Subtenant

Unknown

N/A

Unknown

56. **Total of Part 9.**

Add the current value on lines 55.1 through 55.6 and entries from any additional sheets.
Copy the total to line 88.

\$0.00

57. **Is a depreciation schedule available for any of the property listed in Part 9?**

☒ No
☐ Yes

58. **Has any of the property listed in Part 9 been appraised by a professional within the last year?**

☒ No
☐ Yes

Part 10: Intangibles and intellectual property

59. **Does the debtor have any interests in intangibles or intellectual property?**

☒ No. Go to Part 11.
☐ Yes Fill in the information below.

Part 11: All other assets

70. **Does the debtor own any other assets that have not yet been reported on this form?**

Include all interests in executory contracts and unexpired leases not previously reported on this form.

☐ No. Go to Part 12.
☒ Yes Fill in the information below.

**Current value of
debtor's interest**

71. **Notes receivable**

Description (include name of obligor)

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72. **Tax refunds and unused net operating losses (NOLs)**
Description (for example, federal, state, local)

73. **Interests in insurance policies or annuities**

74. **Causes of action against third parties (whether or not a lawsuit has been filed)**

75. **Other contingent and unliquidated claims or causes of action of every nature, including counterclaims of the debtor and rights to set off claims**
Scaffolding penalty setoff as against rent owed to creditors 880 Broadway Owner, LLC and 880 Broadway Tenant, LLC.

\$782,000.00

Nature of claim

Amount requested

\$782,000.00

76. **Trusts, equitable or future interests in property**

77. **Other property of any kind not already listed** *Examples: Season tickets, country club membership*

78. **Total of Part 11.**

Add lines 71 through 77. Copy the total to line 90.

\$782,000.00

79. **Has any of the property listed in Part 11 been appraised by a professional within the last year?**

☒ No

☐ Yes

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Part 12: Summary

In Part 12 copy all of the totals from the earlier parts of the form

Type of property	Current value of personal property	Current value of real property
80. Cash, cash equivalents, and financial assets. <i>Copy line 5, Part 1</i>	\$0.00	
81. Deposits and prepayments. <i>Copy line 9, Part 2.</i>	\$0.00	
82. Accounts receivable. <i>Copy line 12, Part 3.</i>	\$3,815,851.28	
83. Investments. <i>Copy line 17, Part 4.</i>	\$0.00	
84. Inventory. <i>Copy line 23, Part 5.</i>	\$0.00	
85. Farming and fishing-related assets. <i>Copy line 33, Part 6.</i>	\$0.00	
86. Office furniture, fixtures, and equipment; and collectibles. <i>Copy line 43, Part 7.</i>	\$0.00	
87. Machinery, equipment, and vehicles. <i>Copy line 51, Part 8.</i>	\$0.00	
88. Real property. <i>Copy line 56, Part 9.....></i>		\$0.00
89. Intangibles and intellectual property. <i>Copy line 66, Part 10.</i>	\$0.00	
90. All other assets. <i>Copy line 78, Part 11.</i>	+ \$782,000.00	
91. Total. Add lines 80 through 90 for each column	\$4,597,851.28	+ 91b. \$0.00
92. Total of all property on Schedule A/B. Add lines 91a+91b=92		\$4,597,851.28

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Official Form 206D

Schedule D: Creditors Who Have Claims Secured by Property

12/15

Be as complete and accurate as possible.

1. Do any creditors have claims secured by debtor's property?

- ☒ No. Check this box and submit page 1 of this form to the court with debtor's other schedules. Debtor has nothing else to report on this form.
- ☐ Yes. Fill in all of the information below.

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Official Form 206E/F

Schedule E/F: Creditors Who Have Unsecured Claims

12/15

Be as complete and accurate as possible. Use Part 1 for creditors with PRIORITY unsecured claims and Part 2 for creditors with NONPRIORITY unsecured claims. List the other party to any executory contracts or unexpired leases that could result in a claim. Also list executory contracts on *Schedule A/B: Assets - Real and Personal Property* (Official Form 206A/B) and on *Schedule G: Executory Contracts and Unexpired Leases* (Official Form 206G). Number the entries in Parts 1 and 2 in the boxes on the left. If more space is needed for Part 1 or Part 2, fill out and attach the Additional Page of that Part included in this form.

Part 1: List All Creditors with PRIORITY Unsecured Claims

1. Do any creditors have priority unsecured claims? (See 11 U.S.C. § 507).

☒ No. Go to Part 2.

☐ Yes. Go to line 2.

Part 2: List All Creditors with NONPRIORITY Unsecured Claims

3. List in alphabetical order all of the creditors with nonpriority unsecured claims. If the debtor has more than 6 creditors with nonpriority unsecured claims, fill out and attach the Additional Page of Part 2.

		As of the petition filing date, the claim is: <i>Check all that apply.</i>	Amount of claim
3.1	Nonpriority creditor's name and mailing address 880 Broadway Owner, LLC c/o Columbia Property Trust 315 Park Ave. South New York, NY 10010 Date(s) debt was incurred ____ Last 4 digits of account number ____	<input checked="" type="checkbox"/> Contingent <input checked="" type="checkbox"/> Unliquidated <input checked="" type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes	Unknown
3.2	Nonpriority creditor's name and mailing address 880 Broadway Tenant, LLC c/o Columbia Property Trust 315 Park Ave. South New York, NY 10010 Date(s) debt was incurred ____ Last 4 digits of account number ____	<input checked="" type="checkbox"/> Contingent <input checked="" type="checkbox"/> Unliquidated <input checked="" type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes	Unknown
3.3	Nonpriority creditor's name and mailing address Fried, Frank, Harris, Shriver & Jacobson One New York Plaza Attn: Lee Parks New York, NY 10004 Date(s) debt was incurred ____ Last 4 digits of account number ____	<input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$152,547.65
3.4	Nonpriority creditor's name and mailing address Morrison Cohen LLP 909 Third Ave. Attn: Danielle Lesser New York, NY 10020 Date(s) debt was incurred ____ Last 4 digits of account number ____	<input type="checkbox"/> Contingent <input type="checkbox"/> Unliquidated <input type="checkbox"/> Disputed Basis for the claim: ____ Is the claim subject to offset? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	\$26,406.82

Part 3: List Others to Be Notified About Unsecured Claims

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Name

4. List in alphabetical order any others who must be notified for claims listed in Parts 1 and 2. Examples of entities that may be listed are collection agencies, assignees of claims listed above, and attorneys for unsecured creditors.

If no others need to be notified for the debts listed in Parts 1 and 2, do not fill out or submit this page. If additional pages are needed, copy the next page.

	Name and mailing address	On which line in Part 1 or Part 2 is the related creditor (if any) listed?	Last 4 digits of account number, if any
4.1	Kasowitz Benson Torres LLP attn: Albert Shemmy Mishaan 1633 Broadway New York, NY 10019	Line 3.1 <input type="checkbox"/> Not listed. Explain _____	—
4.2	Kasowitz Benson Torres LLP attn: Albert Shemmy Mishaan 1633 Broadway New York, NY 10019	Line 3.2 <input type="checkbox"/> Not listed. Explain _____	—

Part 4: Total Amounts of the Priority and Nonpriority Unsecured Claims

5. Add the amounts of priority and nonpriority unsecured claims.

5a. Total claims from Part 1

5b. Total claims from Part 2

5c. Total of Parts 1 and 2
Lines 5a + 5b = 5c.

Total of claim amounts	
5a.	\$ 0.00
5b. +	\$ 178,954.47
5c.	\$ 178,954.47

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Official Form 206G

Schedule G: Executory Contracts and Unexpired Leases

12/15

Be as complete and accurate as possible. If more space is needed, copy and attach the additional page, number the entries consecutively.

1. Does the debtor have any executory contracts or unexpired leases?

☐ No. Check this box and file this form with the debtor's other schedules. There is nothing else to report on this form.

☒ Yes. Fill in all of the information below even if the contacts of leases are listed on *Schedule A/B: Assets - Real and Personal*

Property

(Official Form 206A/B).

2. List all contracts and unexpired leases

State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease

2.1. State what the contract or lease is for and the nature of the debtor's interest

Debtor as Lessee for Unit Com B (the entire second floor) in The 880 Broadway Condominium located at 880,882,884, and 888 Broadway New York, New York.

State the term remaining

List the contract number of any government contract

**880 Broadway Owner, LLC
c/o Normandy Real Estate Partners
53 Maple Ave.
Morristown, NJ 07960**

2.2. State what the contract or lease is for and the nature of the debtor's interest

880 Broadway Tenant, LLC, as Sublandlord and Debtor, as Subtenant, entered into Sublease for the portion of the sub-basement and entire lower level, ground floor, mezzanine and third, eighth, ninth and tenth floors of 33-35 East 18th Street, New York, New York a/k/a 32-38 East 19th Street.

State the term remaining

List the contract number of any government contract

**880 Broadway Tenant, LLC
c/o Normandy Real Estate Partners
53 Maple Ave.
Morristown, NJ 07960**

2.3. State what the contract or lease is for and the nature of the debtor's interest

Debtor as Sub-Sublandlord in Sub-Sublease for third floor of 33-35 East 18th Street, New York, New York a/k/a 32-38 East 19th Street.

**A.B.C. Carpet Co., Inc.
888 Broadway
New York, NY 10003**

Debtor 1 **Amma421, LLC**

First Name

Middle Name

Last Name

Case number (if known) **21-11333 (DSJ)**

Additional Page if You Have More Contracts or Leases

2. List all contracts and unexpired leases

State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease

State the term remaining **12/31/2021**

List the contract number of any government contract _____

2.4. State what the contract or lease is for and the nature of the debtor's interest

Debtor as Sublandlord in Sublease for Unit Com B (the entire second floor) in The 880 Broadway Condominium located at 880,882,884, and 888 Broadway New York, New York 12/31/2021

State the term remaining

List the contract number of any government contract _____

**A.B.C. Carpet Co., Inc.
888 Broadway
New York, NY 10003**

2.5. State what the contract or lease is for and the nature of the debtor's interest

Debtor as Sub-Sublandlord in Sub-Sublease agreement for the mezzanine, eighth floor, ninth floor and tenth floor at 33-35 East 18th Street, New York, New York a/k/a 32-38 East 19th Street. 12/31/2021

State the term remaining

List the contract number of any government contract _____

**A.B.C. Home Furnishings, Inc.
888 Broadway
New York, NY 10003**

2.6. State what the contract or lease is for and the nature of the debtor's interest

Debtor as Sub-Sublandlord in Sub-Sublease for the basement and ground floor of 33-35 East 18th Street, New York, New York a/k/a 32-38 East 19th Street. 2/28/2023

State the term remaining

List the contract number of any government contract _____

**Pachamama21, LLC
888 Broadway
New York, NY 10003**

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Official Form 206H
Schedule H: Your Codebtors

12/15

Be as complete and accurate as possible. If more space is needed, copy the Additional Page, numbering the entries consecutively. Attach the Additional Page to this page.

1. Do you have any codebtors?

- ☒ No. Check this box and submit this form to the court with the debtor's other schedules. Nothing else needs to be reported on this form.
☐ Yes

2. In Column 1, list as codebtors all of the people or entities who are also liable for any debts listed by the debtor in the schedules of creditors, Schedules D-G. Include all guarantors and co-obligors. In Column 2, identify the creditor to whom the debt is owed and each schedule on which the creditor is listed. If the codebtor is liable on a debt to more than one creditor, list each creditor separately in Column 2.

Column 1: Codebtor

Column 2: Creditor

Name	Mailing Address	Name	Check all schedules that apply:
2.1	Street City State Zip Code		<input type="checkbox"/> D <input type="checkbox"/> E/F <input type="checkbox"/> G
2.2	Street City State Zip Code		<input type="checkbox"/> D <input type="checkbox"/> E/F <input type="checkbox"/> G
2.3	Street City State Zip Code		<input type="checkbox"/> D <input type="checkbox"/> E/F <input type="checkbox"/> G
2.4	Street City State Zip Code		<input type="checkbox"/> D <input type="checkbox"/> E/F <input type="checkbox"/> G